

**WICHITA-SEDGWICK COUNTY**  
**METROPOLITAN AREA PLANNING COMMISSION AGENDA**  
**December 20, 2007**

The regular meeting of the Wichita-Sedgwick County Metropolitan Area Planning Commission will be held on **THURSDAY, December 20, 2007** in the Planning Department Conference Room City Hall- 10<sup>th</sup> Floor, 455 N. Main Street, Wichita, Kansas beginning, at **1:30 P.M.** **If you have any questions regarding the meeting or items on this agenda, please call the Wichita-Sedgwick County Metropolitan Area Planning Department at 316.268.4421.**

1. Approval of the December 6, 2007 MAPC minutes.

❖ **Items # 2-1 through 2-5 may be taken in one motion unless there are questions or comments.**

2. Consideration of Subdivision Committee recommendations from the meeting of December 13, 2007. Michael Gisick, Bill Johnson, Debra Miller Stevens, M.S. Mitchell and G. Nelson Van Fleet were present. Copies of their recommendations have been furnished to the Planning Commission. David Dennis and Don Anderson were not present. Agenda Item 2-1 (SUB2007-103) Approved, vote (5-0) on 11-29-07; Agenda Item 2-2 (SUB2007-99) Approved, vote (5-0); Agenda Item 2-3 (SUB2007-110) Approved, vote (3-0); Agenda Item 2-4 (SUB2007-113) Approved, vote (4-0); Agenda Item 2-6 (SUB2007-114) Approved, vote (4-0); Agenda Item 3-1 (VAC2007-39) Approved, vote (5-0); Agenda Item 3-3 (VAC2007-41) Approved, vote (5-0).

- 2-1. **SUB 2007-103: One-Step Final Plat -- BRENTWOOD SOUTH 3<sup>RD</sup> ADDITION,** located east of Webb Road on the north side of Pawnee.

*Engineer: Ruggles and Bohm, P.A.*  
*Acreage: 5.68*  
*Total Lots: 1*

- 2-2. **SUB 2007-99: Final Plat – WOODS NORTH ADDITION,** located on the southwest corner of 127<sup>th</sup> Street East and 29<sup>th</sup> Street North.

*Engineer: Baughman Company, P.A.*  
*Acreage: 78.86*  
*Total Lots: 179*

- 2-3. **SUB 2007-110: One-Step Final Plat – AFTON LAKESIDE ESTATES SECOND ADDITION,** located on the north side of 47<sup>th</sup> Street South and east of 247<sup>th</sup> Street West.

*Engineer: Terra Tech Land Survey, Inc.*  
*Acreage: 5.0*  
*Total Lots: 2*

- 2-4. **SUB 2007-113: One-Step Final Plat -- HUSKERHAWK ADDITION,** located north of 69<sup>th</sup> Street North and on the east side of Broadway.

*Engineer: Ruggles and Bohm, P.A.*  
*Acreage: 13.83*  
*Total Lots: 1*

- 2-5. **SUB 2007-114: One-Step Final Plat -- HEARTLAND VETERINARY ADDITION,**  
located south of 29<sup>th</sup> Street North and on the east side of 247<sup>th</sup> Street West.

*Engineer: Baughman Company, P.A.*  
*Acreage: 5*  
*Total Lots: 1*

❖ **PUBLIC HEARINGS – VACATION ITEMS**

**ADVERTISED TO BE HEARD NO EARLIER THAN 1:30 P.M.**

*Items #3-1 and 3-2 may be taken in one motion, unless there are questions or comments.  
Complete legal descriptions are available for public inspection at the Metropolitan Area  
Planning Department – 10<sup>th</sup> Floor, City Hall, 455 N. Main Street, Wichita, Kansas.*

- 3-1. **VAC 2007-39: Request to vacate a platted setback,** generally located east of I-235, on the northwest corner of Doris and Maple Streets.
- 3-2. **VAC 2007-41: Request to vacate a portion of a platted reserve and its restriction of uses,** generally located on the north side of Kellogg Drive and west of Greenwich Road.

❖ **PUBLIC HEARINGS**

**ADVERTISED TO BE HEARD NO EARLIER THAN 1:30 P.M.**

4. Case No.: ZON2007-58  
Request: City zone change from "B" Multi-Family to "LC" Limited Commercial.  
General Location: Northeast of the intersection of Oliver and Central Avenues.  
Presenting Planner: Bill Longnecker
5. Case No.: ZON2007-59  
Request: Amendment to zone case SCZ-0721 to terminate Protective Overlay #4.  
General Location: Northeast of the intersection of Zoo Blvd. and N. Lakeway Cir. (5936 W. 21st St N.).  
Presenting Planner: Derrick Slocum
6. Case No.: ZON2007-60  
Request: City zone change from "SF-5" Single-family Residential to "NR" Neighborhood Retail.  
General Location: Midway between Hillside & Oliver Avenues, on the northwest corner of 21st Street North & Belmont Avenue.  
Presenting Planner: Jess McNeely

7. Case No.: ZON2007-62  
Request: City zone change from "GC" General Commercial & "SF-5" Single-family Residential to "LI" Limited Industrial.  
General Location: East of Washington Avenue, on the northwest corner of 13th Street North & Wabash Avenue.  
Presenting Planner: Jess McNeely
8. Case No.: ZON2007-63  
Request: County zone change from "RR" Rural Residential to "GC" General Commercial.  
General Location: East of Hoover Road, on the south side of 63rd Street South.  
Presenting Planner: Derrick Slocum
9. Case No.: CON2007-43  
Request: County Conditional Use for Safety Service and Community Assembly.  
General Location: South of Kinkaid and west of Greenwich (2255 S Greenwich).  
Presenting Planner: Derrick Slocum
10. Case No.: CON2007-44  
Request: Conditional use to expand existing sand and gravel operation.  
General Location: West of Ridge Road and 73rd Street North, on the southeast corner of 73<sup>rd</sup> Street North and 87<sup>th</sup> Street West.  
Presenting Planner: Bill Longnecker
11. Case No.: DER2007-13  
Request: Amendment to the Unified Zoning Code Art. III. Sec. III-C 2.b. (1)(b) to delete the prohibition of off-site signs in nonresidential community unit plans.  
Presenting Planner: Dale Miller
12. Other matters/Adjournment.  
**John L. Schlegel, Secretary**  
**Wichita-Sedgwick County Metropolitan Area Planning Commission**